

THE REAL ESTATE MARKET.

PRIVATE SALES, AUCTIONS AND PUBLIC RECORDS.

George R. Scheffelin Buys the Trevelyan House at No. 22 West Fifty-second St.—Randolph Guggenheimer Sells Park Row Building.

Yesterday's brokerage business, while not especially active, was fairly varied in character. Among the properties which figured in the trading were a high grade private house, a Park row corner and a site for a business building in the new mercantile district. A further falling of was noted in the speculative movement in Harlem lots. This movement has been supported almost wholly by loan operators, and its failure to receive the assistance of builders to the extent that was anticipated no doubt explains its present decline.

A suit brought by E. Francis Hillenbrand against Frederick Schuck for commission in the sale of Nos. 113 and 115 West Ninety-fourth street, which was to have been tried yesterday, was settled out of court. The plaintiff's contention was that an authority in writing from the defendant's son, with an oral statement that the son was authorized to give it, constituted a valid broker's authorization. The claim was for 1 per cent. on \$40,000. It was settled by a payment of one half of 1 per cent. and expenses, or \$300. No decision has yet been handed down in a parallel case.

Howells & Stokes have been selected as architects for the new building of the Baltimore Stock Exchange. The firm expects to have the plans completed by Friday of this week, to let the different contracts for construction on Saturday, and begin the actual work of building early next week.

Randolph Guggenheimer and Isaac Untermeyer have sold Nos. 68 and 68 New Bowery and Nos. 229 and 231 Park row, a five story business building, to Adelheid & Tietzenberger. The site forms a triangle 52x143x50, at the junction of Park row and New Bowery, facing the Chatham Square elevated station.

The Realty Mortgage Company has sold No. 35 West Fifty-second street, a four story brownstone dwelling, on lot 25x100, to Kruse & Baker, who will erect a seven story business building on the site.

Trevelyan House at No. 22 West Fifty-second street, a four story brownstone dwelling, on lot 25x100, to Kruse & Baker, who will erect a seven story business building on the site.

Bernard Smyth & Sons have sold to the Central Building, Investment and Improvement Company the plot on the east side of St. Nicholas avenue, 50x200, extending through to Edgecombe avenue, 200 feet south of 140th street. Mrs. A. T. Curran, and the plot 80x100 on St. Nicholas avenue, 200 feet south of 150th street, for Siegmund Bergmann to the same buyers. The combined plot fronts 110 feet on St. Nicholas avenue.

George A. Bowman has sold for the Townsend estate the 40-foot dwelling No. 108 and 110 Pierpont street, Brooklyn Heights.

Harris Cohen & Bros. have sold Nos. 212 and 214 East Twentieth street, a six story building, on plot 32x102, for M. Hochbaum, No. 77 East 11th street, a five story flat, on plot 33x100, for M. Hochbaum, Nos. 50 and 61 West 11th street, two five story flats, on plot 50x100, for S. Barnett.

J. J. Phillips & Co. have sold for Elmore W. Beardsley, executor, a four story brownstone dwelling, on lot 21x102.

J. J. Phillips & Co. have sold for Mary Davis to Isaac Rothschild and A. Westheimer, No. 153 East 10th street, a three story house, on lot 21x102.

Annie T. Muller Nos. 153 and 157, a three story house, on lot 21x102.

Peter Axelrad & Co. have sold for Lowenthal & Prager, a three story house, on lot 21x102.

F. de R. Wissmann has sold for the estate of Catherine Bradley, the plot 100x100, on the north side of 7th street, 100 feet south of 100th street, between Park and Madison avenues.

Nevins & Perelman have sold to builders the plot, 80x100, on the north side of 7th street, between Park and Madison avenues.

Max Marx has bought from ex-Judge Addison Brown the plot 90x114, at the northeast corner of Park avenue and 134th street.

The Brevoort Realty Company has sold to the newly formed Trood Realty Company the plot 87x100, on the north side of 112th street, 100 feet south of 112th street, between Park and Madison avenues.

A six story apartment house will be erected. Francis B. Robert negotiated the deal.

Byers & Aronson have bought the plot 75x100, on the south side of 112th street, 225 feet east of Lenox avenue.

Sarah Hirschhorn has sold No. 40 West 31st street, a five story flat, on lot 25x100.

Bernhard Trevelyan has sold to Mrs. Fitchauer No. 2534 Seventh avenue, a five story flat, on lot 27x100.

Julius Heidermann, attorney; J. P. McDonough, referee; due on judgment, \$2,712.83.

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